

14. In all cases of distress for rent, the tenant shall be liable to the landlord for costs.

15. Landlords who may have the right of distress, may exercise that right as well in cases where security has been given to them, as where no security has been given.

16. Every distress for rent, which shall be made contrary to the provisions of this article, and all sales made under and by virtue of such distress, shall be absolutely illegal and void.

17. The following property shall be exempt from distress for rent, to wit; Every negro slave to which the tenant is not bona fide entitled; every spinning wheel and loom which may be loaned or hired to the tenant; every stove rented or hired to a tenant, where the contract of hiring or renting is in writing signed by the parties thereto, and acknowledged before a justice of the peace of the district or ward wherein the parties reside; and the justice shall enter upon his docket the substance of the contract, and that the parties acknowledged the same; and every stove lent, if the borrower shall at the time of lending give to the lender a certificate or admission in writing of the fact of such lending.

18. Whenever property shall be removed from premises which have been rented, within sixty days prior or subsequent to the time when the rent has or will become due, and whether such removal be by night or day, it shall be lawful for the landlord to follow, seize and sell such property, under distress for the rent due, at any time within sixty days after the time when the rent becomes due; *Provided*, that such property shall not have been sold to a bona fide purchaser without notice, or taken in execution.

19. The rents of real estate of minors, or of leasehold estates that may not be due at the death of such minor, shall, for the year in which such minor may die, be paid to the guardian who may maintain distress or suit to recover such rent.

20. If such guardian dies before the recovery of said rent, the executor or administrator of such guardian may recover the same by distress or suit.